



Presidio Trust Implementation Plan

An Update for Area B

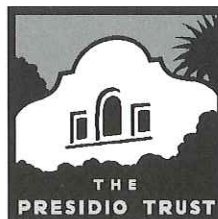
*Summary of Public Scoping Workshop Presentation
July 12, 2000*



The Presidio of San Francisco

As part of the Golden Gate National Recreation Area, the Presidio's significant natural, historic, scenic, cultural and recreational resources must be managed in a manner which is consistent with sound principles of land use planning and management, and which protects the Presidio from development and uses which would destroy the scenic beauty and historic and natural character of the area and cultural and recreational resources.

-From the Presidio Trust Act (P.L. 104-333)



Created by Congress in 1996, the Presidio Trust is charged with preserving the Presidio's natural, historic and scenic resources while making the park financially self-sufficient by 2013. Six Presidential appointees and the Secretary of the Interior or his designee sit on the Board of Directors and oversee management of 80 percent of the Presidio lands.

Introduction

What is this Document?

On July 12, 2000, the Presidio Trust kicked off a planning and environmental review process to update the 1994 General Management Plan Amendment (GMPA) for the portion of the Presidio of San Francisco under the Trust's jurisdiction by hosting a public scoping meeting under the National Environmental Policy Act (NEPA). The materials from this workshop are summarized in this booklet as a means for you to participate in the planning process and provide input.

How to Use this Workbook

The first three sections of this booklet - PTIP Planning Process, GMPA Implementation, and Significant Resources - are primarily informational and are not proposed as topics for change or further study. Nevertheless, any comments or suggestions you may have on these first three topics are welcome.

The remaining sections of this booklet - Built Environment, Programs, Visitor Amenities, Housing, Transportation, and Finance and Management - are topics proposed for possible change and study in this planning process. Each of these six sections is organized similarly: 1) a summary of what the GMPA says on the topic, 2) a summary of changed circumstances to be considered on the topic, 3) proposed planning principles on the topic to guide the development of alternatives, and 4) questions for you to consider on the topic. The Trust is especially interested in receiving your comments on these topics proposed for change.

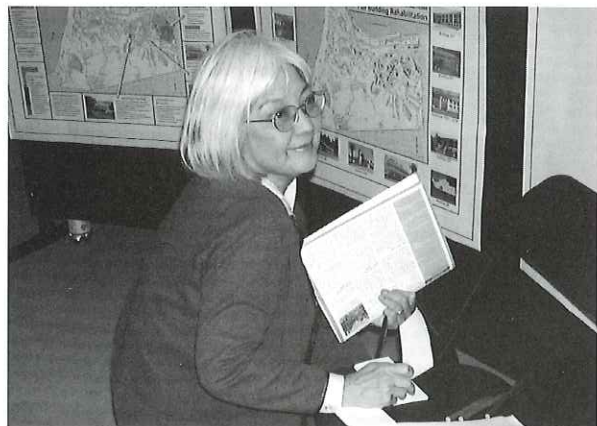


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We Want to Hear from You

We'd like you to review the information, materials, and questions in this booklet and provide us with any comments, questions, or concerns that should be considered in the plan update or the environmental impact statement to be prepared. A response form is included for you to mail back your comments. You may also Fax your comments to us at 415-561-5315 or e-mail them to PTIP@presidiotrust.gov.

PTIP Planning Process

Trust Vision



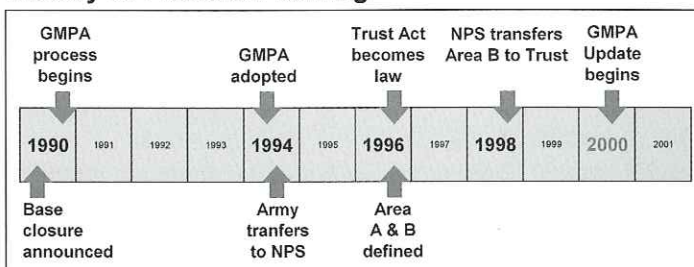
The Presidio Trust is committed to the preservation and sustainability of the Presidio as a National Park.

What is PTIP?

The Presidio Trust Implementation Plan (PTIP) will be an update to the 1994 General Management Plan Amendment (GMPA) for the Presidio of San Francisco. The plan will set forth the vision and conceptual framework for Area B of the Presidio under Trust jurisdiction. The PTIP planning process will retain portions of the GMPA that have already been implemented or that do not warrant change, and focus on specific planning concepts that need a new look due to changes and opportunities since 1994. An environmental impact statement will be prepared to consider the environmental effects of

a range of alternatives for change. A number of alternatives will be developed through the process.

History of Presidio Planning



Why do an Update?

Since 1994, several developments, as detailed below, have occurred that warrant updating the GMPA. The Trust will consider changed circumstances and new opportunities that did not exist when the GMPA was adopted, including ideas provided by the community during the PTIP process and at more than a dozen planning workshops in the last year.

Trust Act

- Presidio Trust created to manage 80% of Presidio
- Presidio to be managed in coordination with the NPS
- Financial self-sufficiency required by 2013; GMPA anticipated continued public funding
- Presidio to be managed to increase revenues to the federal government to the maximum extent possible

- Minimum tenant selection criteria established
- Use/demolition of certain buildings to be reconsidered
- Trust to follow the general objectives of GMPA

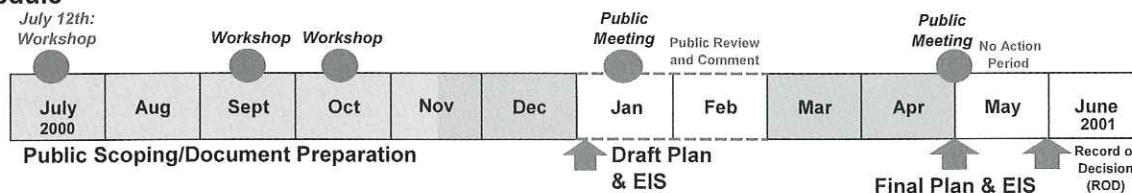
Sixth U.S. Army's Departure

- GMPA anticipated long-term presence of 6th U.S. Army in approximately 100,000 square feet of non-residential space, and the Army's continued use of much of the residential space.

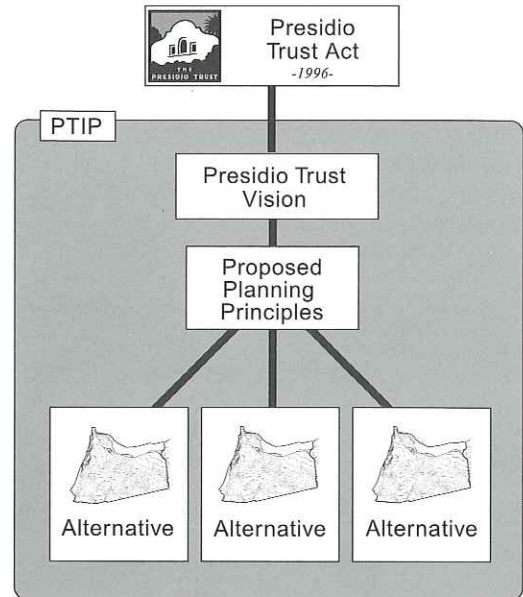
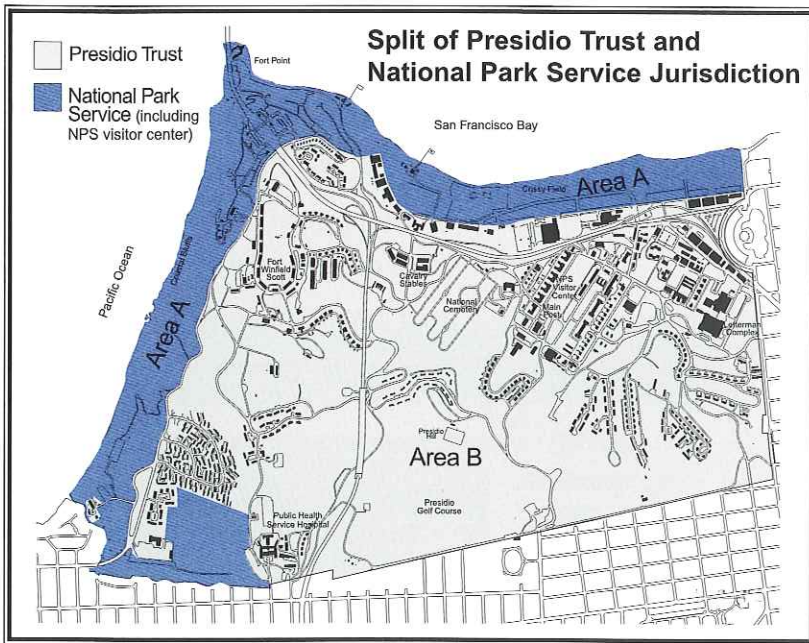
Social and Economic Changes

- Economic and real estate market changes
- High demand on regional housing
- Technology, Internet and telecommunications revolution

PTIP Schedule



PTIP Planning Process



~ Questions to Consider ~

(Send us your ideas - see the response sheet at the end of this booklet)

1. Are there other changed circumstances to address in an update to the GMPA?
2. What aspects of the GMPA require an update? What aspects of the GMPA should remain unchanged?
3. Do you have comments or suggestions about the content of this workbook or planning process?

GMPA Implementation

Projects Completed and Underway

Since 1994, a lot of work has been done to implement the GMPA. The PTIP planning process will retain portions of the GMPA that have already been implemented or that do not warrant change. It will focus on specific planning concepts that need a new look due to changed circumstances and new opportunities since 1994.

Several projects have been completed and others are underway to implement the GMPA. Many of these projects are in collaboration with the NPS. Some of these projects are listed below.

Examples of GMPA Implementation Projects Completed since 1994

(primarily by the National Park Service)

- Fire station rehabilitation and construction of new addition
- Golf course clubhouse and maintenance facility construction
- Golf course greens and driving range rehabilitation
- Water treatment plant rehabilitation
- Lobos Creek dunes restoration
- 1750 building (facilities offices) and landscape rehabilitation
- Inspiration Point site restoration
- Presidio Nursery and Park Stewards program
- Crissy Field restoration
- Rehabilitation of historic buildings (e.g., Thoreau Center)
- Rehabilitation of key community facilities (such as Child Care Center, Herbst Exhibit Hall, Bowling Alley, YMCA facilities)
- Trails - Bay Area Ridge Trail (Presidio segment), Lobos Dunes trail, Juan Bautista de Anza Trail

- Safety improvements to key road intersections
- On-going archeological investigations
- Montgomery Street historic landscape rehabilitation
- Park entrance signs and wayfinding signage program
- Rehabilitation of Presidio Gate and Arguello Gate entrances (NPS & Trust)

- Rehabilitation of stables building and corral for USPP mounted patrol

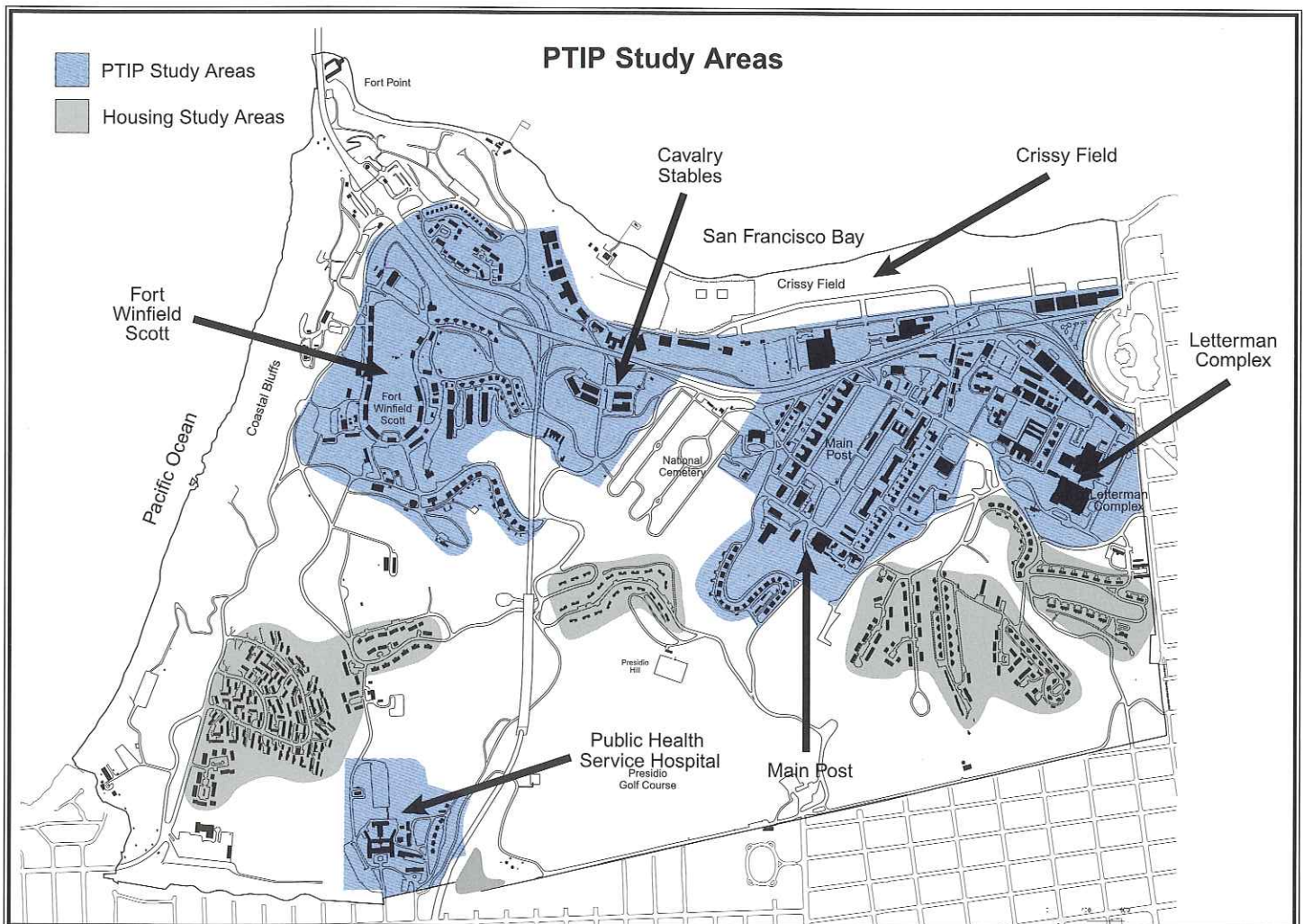


- Community recycling and waste reduction center
- Compressed natural gas fueling station
- World War II Memorial site restoration (NPS & Trust)
- Selected building demolition, per GMPA, and site restoration
- Presidio-wide site furnishings (Ongoing)
- Ball fields restoration (Trust)
- Infrastructure upgrades (NPS & Trust)

GMPA Implementation

Examples of GMPA Implementation Projects Underway (primarily by Trust)

- Presidio Theatre rehabilitation and expansion
- Planning for Doyle Drive reconstruction in cooperation with the NPS and SFCTA
- Water Reclamation Plant planning
- Micro-co-generation plant feasibility study
- Mountain Lake Enhancement Plan (NPS & Trust)
- Vegetation Management Plan (VMP) and pilot project implementation (NPS & Trust)
- Information kiosks design and construction (NPS & Trust)
- Presidio Trails and Bikeways Master Plan (NPS & Trust)
- Interim leasing program
- Housing rehabilitation
- Internal shuttle
- Building 102 Visitor Center rehabilitation (NPS & Trust)
- 23-acre Letterman Digital Arts Center
- Environmental Remediation Agreement with NPS and US Army in place, implementation underway
- Historic building and landscape rehabilitation at Main Post
- Presidio-wide lighting assessment
- Presidio-wide site furnishings planning
- Transportation Demand Management Program
- Presidio-wide energy management program
- Electric vehicle program
- Community recycling and waste reduction
- Transit service improvements



Resource Preservation

~ Significant Resources ~

Trust Vision



Preserve and enhance the Presidio's outstanding cultural, historic, natural and scenic resources for public use.

The Presidio's location at the Golden Gate has produced an unprecedented concentration of cultural, natural, scenic and recreational resources - distinctive historic architecture, unique ecological systems, inviting parklands and spectacular vistas.

Cultural Resources



The Presidio, as one of the oldest and most historically significant sites in the United States, has been a military post since 1776, under three nations:

Spain, Mexico and the United States. The Presidio's military architecture is a rich collection of architectural styles spanning every major U.S. military construction campaign since 1848.



Recreational Resources



The Presidio offers exceptional recreational resources within a major metropolitan area, with opportunities for a range of active pursuits as well as places for solitude.



Natural Resources

The Presidio provides a critical refuge for plants and wildlife. Over 12 rare and endangered plant species are found here. Important natural resources include the still visible drainages at Mountain Lake,



Tennessee Hollow and Crissy Field.



Sustainability

The Presidio will be a lively and active community. The site will be used to create models of environmental sustainability, perfecting practices and technologies that can be transferred to communities worldwide.



Resource Preservation

~ Significant Resources ~

Proposed Planning Principles

Cultural Resources

Archaeological

Investigation: Protect archaeological resources for future research and interpretation. (GMPA)

Collection Preservation:

Preserve and exhibit Presidio collections and existing objects in the landscape for future research and interpretation. (GMPA)

Historic Building Rehabilitation: Consider and select where practicable adaptive uses for historic buildings. Ensure that there is a process for rehabilitating and maintaining these buildings within their settings. (Modified GMPA)

Natural Resources

Habitat Enhancement: Identify, protect and enhance the Presidio's remnant natural habitats especially for rare and endangered plant species. Reestablish areas of native vegetation and wildlife habitat as practicable. Identify and protect sensitive wildlife species. (GMPA & VMP)

Historic Forest Rehabilitation and Restoration:

Restore and rehabilitate the historic planted forest; to the extent practicable, preserve other key forest areas that provide value such as screening, wind breaks, etc. (GMPA & VMP)

Water Resource Protection and Management:

Restore and enhance riparian corridors and revitalize Mountain Lake. Manage onsite water resources to protect ground and surface water, natural wetland and riparian values, and to efficiently supply water to the Presidio community. (GMPA)

Recreational Resources

Open Space Expansion: Increase open space, from 800 to 1000 acres, to enhance park values and improve the Presidio's natural and recreational qualities. (GMPA)

Recreation and Renewal: Provide for safe and enjoyable recreational use of the Presidio. Improve larger, open spaces for active outdoor activities and impromptu



play. Existing recreation facilities will remain open to the public and complement outdoor areas. Ensure a seamless network of trails and bikeways through the Presidio. (GMPA)

Sustainability

Conservation: Promote and demonstrate conservation practices, including energy conservation, water conservation, stormwater management, and waste reduction and recycling.

Use reclaimed water whenever possible. (GMPA)

Research: Promote and advance research, education, training and demonstration, and policy formation in major environmental issues of worldwide importance. (GMPA)

Integrated Pest Management: Ensure that the Presidio utilizes alternative pest control methods and minimizes the use of pesticides and herbicides. (GMPA)

Pollution

Abatement:

Ensure that the Presidio meets strict environmental standards for pollution abatement. (GMPA)

Hazardous

Waste Cleanup:

Ensure that hazardous waste is cleaned up in a reasonable time frame, to the standard required by the proposed reuse of the area, and with minimal impact on significant resources. (GMPA)



Resource Preservation

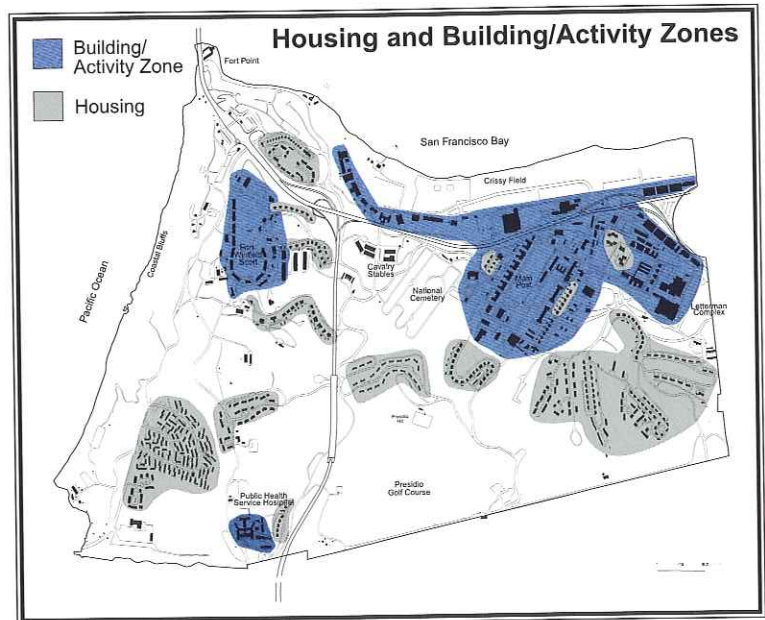
~ Built Environment ~

Trust Vision

Preserve and enhance the Presidio's outstanding cultural, historic, natural, recreational and scenic resources for public use. Ensure financial resources sufficient to achieve the Trust's mission and program goals in perpetuity.

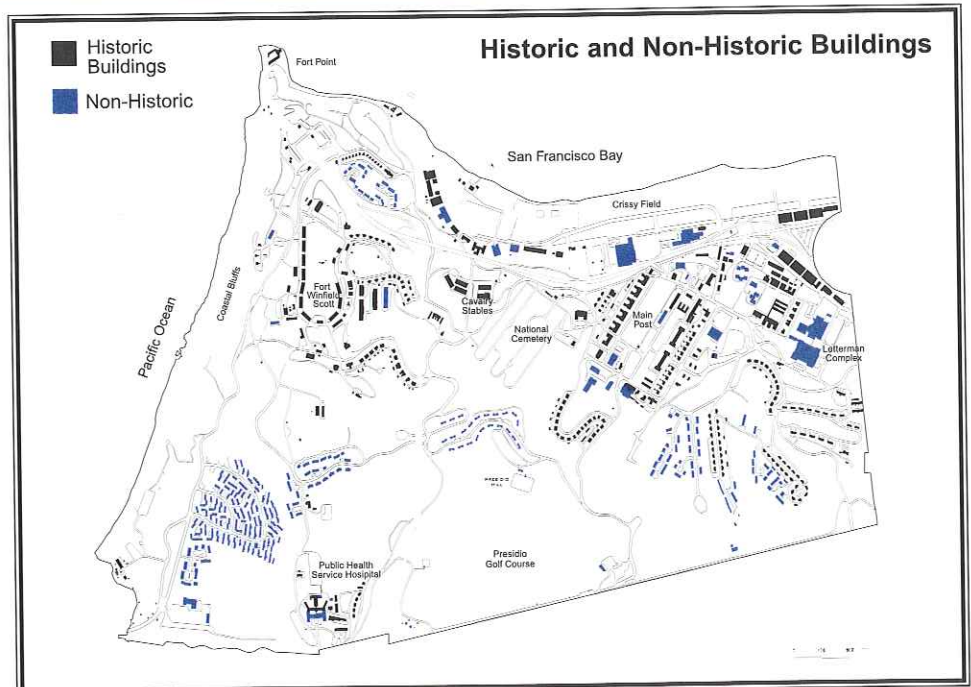
What the GMPA Says

- The Presidio's unparalleled collection of military architectural treasures and cultural landscapes that distinguish it as a National Historic Landmark (NHL) will be preserved and enhanced. Its spectacular natural and recreational features will be perpetuated.
- The majority of the Presidio's historic buildings and the landscapes that distinguish the National Historic Landmark will be preserved and adaptively used to tell the stories of the Presidio's past.
- To enhance open space, approximately 276 of the Presidio's 870 buildings (1.5 million square feet) will be removed.
- By 2010, open space will be increased by 200 acres to almost 1,000 acres, or approximately two-thirds of the Presidio.



Changed Circumstances and New Opportunities

- Per the Presidio Trust Act, removal and/or replacement of some structures within the Presidio are to be considered as a management option in the administration of the Presidio.
- The Trust's management program for the Presidio is to consider issues of building reuse, demolition, and new replacement construction.
- 102 buildings have been demolished to date, primarily at Crissy Field.
- 70 buildings have been rehabilitated for new uses.



Resource Preservation

~ Built Environment ~

Proposed Planning Principles

Building Removal and Replacement

Evaluate, for possible demolition or replacement, structures which in the opinion of the Trust cannot be cost-effectively rehabilitated. Design and site any new construction to preserve the character and integrity of the NHL district. Limit new construction to replacement of existing structures of similar size in existing areas of development. (New and GMPA)



Cultural Landscape Preservation

Preserve the Presidio's cultural landscape. Protect the historic character and integrity of the NHL district while allowing changes that will maintain the site's vitality. Design and site new construction to preserve the character and integrity of the NHL district. (GMPA)

Historic Building Rehabilitation

Consider and select where practicable adaptive uses for historic buildings. Ensure that there is a process for rehabilitating and maintaining these buildings within their settings. (modified GMPA)

~ Questions to Consider ~

(Send us your ideas - see the response sheet at the end of this booklet)

1. Where, and under what circumstances, is additional building demolition and new construction appropriate?
2. What types of changes in the built environment are preferred?

Program Themes

~ Programs ~

Trust Vision

***P**rograms will establish the Presidio as a national and world-class park through communities of excellence with programs of national and international distinction.*

What the GMPA Says



- The Presidio will be a lively and active community. The site will be used to create models of environmental sustainability, perfecting practices and technologies that can be transferred to communities worldwide.
- The Presidio will become a global center for exchanging ideas on critical environmental and societal challenges; a setting to find creative solutions to safeguard the future.
- Park partner programs will be complemented by park-related programming under four broad themes: stewardship and sustainability, cross-cultural and international cooperation; community service and restoration, health and scientific discovery.
- Presidio programs will be of national and international distinction.
- Programs will inspire visitors to learn about the Presidio's military history, the diversity of peoples who have lived and worked here, and its significant resources.

Changed Circumstances and New Opportunities

- Park programming must be financed without federal appropriations.
- A health, life, and earth sciences user for the LAMC/LAIR facilities could not be found, and the site will instead house a digital arts center.
- Current communications and information technology trends have created new program opportunities.
- A feasibility study for a Presidio Institute is currently underway.

(A list of current park partners can be found on the internet at www.presidiotrust.gov)

Program Themes

~ Programs ~

Proposed Planning Principles

Fostering Community

Foster a community of residents and park partners that include non-profit organizations and private enterprise. Park partners will provide public outreach and enliven the post with programs of national and international distinction. Programs will be based upon an understanding of the Presidio's facilities, setting, and park purpose, and will be complemented by park-related programs and activities. (GMPA)



Park Partner Participation

Encourage tenants to contribute to park programming in a variety of ways, including delivery of visitor services or cultural and educational programs accessible to the public; in-kind or financial contributions to support park programs; or core mission activities supporting the Presidio's centers of innovation, sustainability, education, history, culture, and the arts. (Modified GMPA)

Presidio Communities

Create communities of innovation; education research and learning; sustainability; and/or history, culture and the arts. Make the Presidio a community where ideas are exchanged on critical environmental and societal challenges. (New and GMPA)

~ Questions to Consider ~

(Send us your ideas - see the response sheet at the end of this booklet)

1. What kinds of programs would you like to see at the Presidio (culture, history, arts, education, research, innovation, etc.)?
2. What programs would make the Presidio a special or unique place?
3. What kinds of organizations and/or businesses would you like to see at the Presidio?
4. What kinds of interactions should the Presidio community have with a broader community extending to the state, nation, and world?

Community & Visitor Services

~ Visitor Amenities ~

Trust Vision

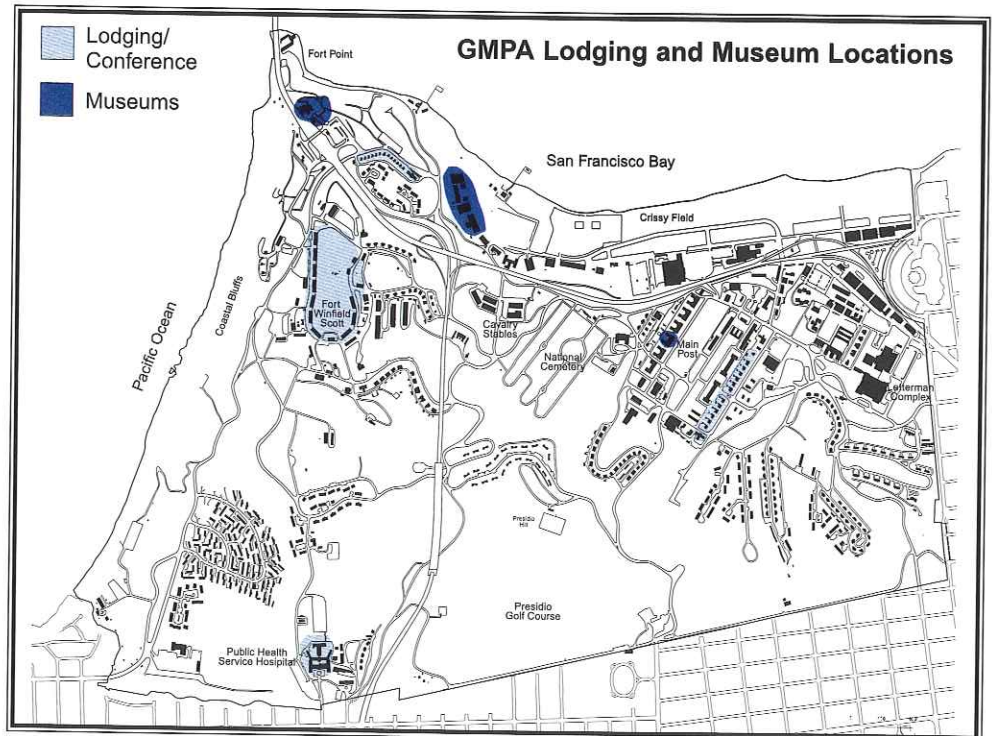
Provide for availability of and access to resources and appropriate services and amenities to address the needs of Presidio visitors, tenants, and residents

What the GMPA Says

- The Presidio will be home to an exciting array of visitor activities. Facilities will be available to serve 6.5 million visitors projected in 2000, and 8.4 million visitors projected in 2010.
- A Presidio museum/visitor center at the main post will be the primary interpretive facility. Exhibits featuring historic artifacts, films, and other educational media will explore the Presidio's significant resources and stories.
- The Crissy Field Aviation Museum will relate the story of the airfield and the early phases of military air power.
- Living history interpreters, using the historic Presidio setting, will bring the past to life for visitors.
- National and international cultural centers will sponsor a dynamic schedule of performances, demonstrations, exhibitions, and exchange programs.
- The Presidio will be the setting for multicultural and environmental events, ceremonies, and cele-

brations of the arts, history and culture.

- Lodging will be provided for up to 720 guests, including conference facilities.
- Provide for safe and enjoyable recreational use.



Changed Circumstances and New Opportunities

- Building 102 is under rehabilitation as the William Penn Mott Jr. Visitor Center.
- The Presidio has seen a steady increase in visitation since its conversion to a national park. Visitor projections need to be updated, and the appropriate mix of visitor amenities may warrant a fresh look.
- With visitors numbering in the millions each year, there

may be new opportunities to provide overnight lodging, museums and cultural programs, or special events to visitors who wish to make the Presidio a major destination.

- Trust must evaluate the economics of visitor amenities and programs in view of financial self-sufficiency requirement.

Community & Visitor Services

~ Visitor Amenities ~

Proposed Planning Principles

Interpretation and Education

In collaboration with the NPS and park partners, foster public commitment to preserving the Presidio's natural, cultural, scenic, and recreational resource values by providing educational opportunities for visitors. Through interpretation and outreach, reveal the meanings and relationships of the Presidio's history, both pre-historic and military, and rich resources. Programs would heighten visitor appreciation and respect for the park. (Modified GMPA)



Visitor Activities

Provide meaningful opportunities for visitor activities and experiences on a variety of themes associated with Presidio resources. (New)

Lodging

Provide a variety of lodging experiences for park visitors and participants in park programs. (New)

Recreation

Recreation facilities will be open to the public and complement outdoor areas. (Modified GMPA)

~ Questions to Consider ~

(Send us your ideas - see the response sheet at the end of this booklet)

1. What visitor amenities and uses could be available at the Presidio?
2. What types of museums are appropriate at the Presidio and where might they be?
3. What types of accommodations should there be for visitors and where might they be located?
4. How might recreational opportunities be improved or changed?

Community & Visitor Services

~ Housing ~

Trust Vision

Provide for availability of and access to resources and appropriate services and amenities to address the needs of Presidio visitors, tenants, and residents

What the GMPA Says

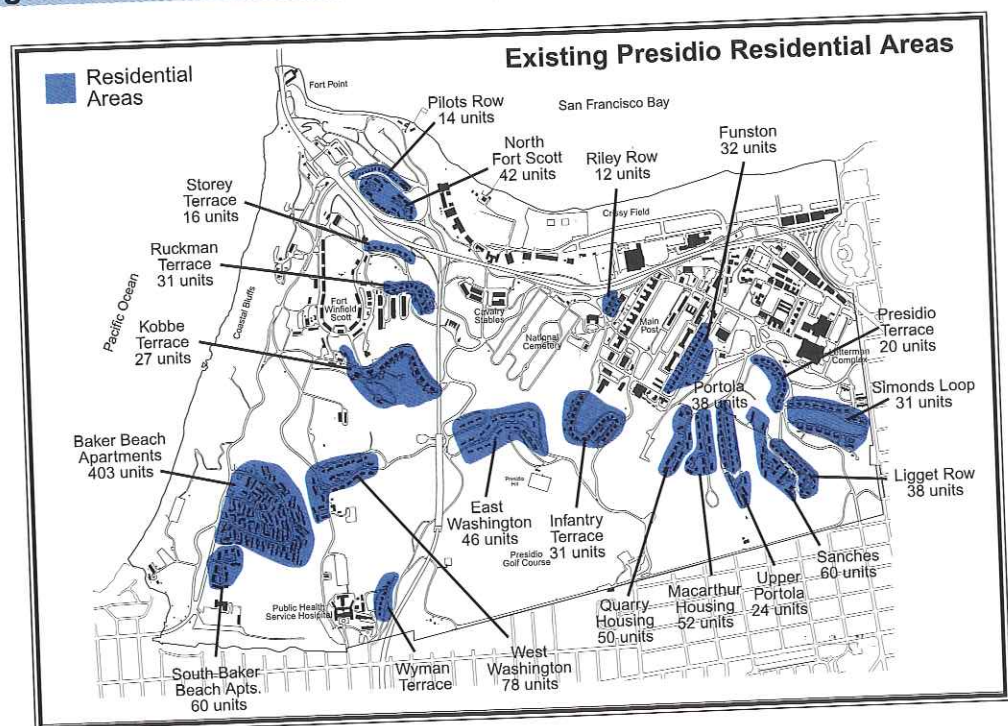
- Provide housing for military, park, and park partner staff and accommodations for visitors to create a lively and active community.
- Sixth U.S. Army will use 550 to 600 units indefinitely and 200 to 300 units on interim basis. When the military leaves, housing units will be removed.
- About 2,000 people will live in the Presidio in 2010, and approximately 720 people will stay onsite as guests (over half in conference facilities). Certain units will be converted to overnight accommodations and guest lodging.
- Over 50% of estimated new housing demand will be accommodated. There will be about 4,800 jobs onsite by the year 2010. The annual economic benefit to the region in direct employment will be nearly \$130 million.
- Goal is to match cost of housing to income levels of workforce, reflect the socioeconomic profile of Presidio employees.
- Baker Beach housing and units in El Polin Springs area will be removed to increase open space.

GMPA Housing Treatment

Proposed Uses	No. of Units/ Buildings - ShortTerm	No. of Units/ Buildings - Long Term
Visitor Lodging/Training and Conference Accomodations	81/35	96/42
Residential Use	953/317	506/226
Removal	158/30	590/114

Changed Circumstances and New Opportunities

- The Sixth Army no longer occupies Presidio housing. Housing stock may not meet present day demand of Presidio-based employees.
- A different jobs/housing balance than in the GMPA may be desired or warranted.
- Trust housing initiatives to accommodate a broad spectrum of Presidio-based employees warrant evaluation in a Presidio-wide context.
- Baker Beach housing has been retained and is currently in use; only 63 units have been demolished since 1994.



Community & Visitor Services

~ Housing ~

Proposed Planning Principles

Residential Community

Provide a full range of housing for people who work at the Presidio to create a lively community that contributes to the site. Make site improvements to enhance livability of neighborhood areas and foster a sense of community. (GMPA)



Community Services and Facilities

Centralize activities and essential services. Reinforce the neighborhood concept by providing some facilities and services within walking distance of housing. Provide for shared use of community facilities by park/program staff, visitors, and Bay Area residents. (GMPA)

~ Questions to Consider ~

(Send us your ideas - see the response sheet at the end of this booklet)

1. How should the Trust achieve a jobs/housing balance?
2. If appropriate, where should new housing be located?
3. How can a sense of community be fostered at the Presidio?
4. How should Presidio-based employee housing demand be met (e.g., building conversion, rehabilitation, new construction)?

Community & Visitor Services

~ Transportation ~

Trust Vision

***P**rovide for availability of and access to resources and appropriate services and amenities to address the needs of Presidio visitors, tenants, and residents*

What the GMPA Says

- An environmentally responsible transportation strategy will be implemented to minimize private automobile use and increase the availability of public transit, pedestrian, and bicycle travel options.
- Several steps will be taken to improve the connections between the Presidio and existing city roadways and transit systems.
- Parking strategies (e.g., reduced # of spaces, fee parking) will discourage auto use. Parking spaces to be reduced from 13,032 to 8,386 spaces by 2010.
- Traffic increases will be minimized through an effective public transit program and roadway and intersection safety improvements.
- A total of 11 miles of hiking trails and 14 miles of biking routes will be designated.



- Provide future direct access from Doyle Drive.

Changed Circumstances and New Opportunities

- Most of the transportation ideas and concepts identified in the GMPA are currently being implemented.
- Changes in traffic flow and demand have occurred due to overall regional growth.
- Doyle Drive reconstruction planning is underway.



- Underground parking is the design solution at the Letterman site; it could also be considered elsewhere on the Presidio.
- A bus management plan has been identified as a need since 1994.

Community & Visitor Services

~ Transportation ~

Proposed Planning Principles

Alternative Transportation Opportunities

Promote public transit, pedestrian, and bicycle travel to and within the park to improve recreational opportunities and enhance environmental quality. Connect the Presidio into a regional transit network to provide for the transportation needs of park visitors, employees, and residents. (GMPA)



Parking Management

Design and site parking areas to serve Presidio activity centers. Manage parking and automobile use to reduce impacts on the site's historic, recreational, and natural features and preserve its open space qualities. Avoid creating adverse parking conditions in adjacent neighborhoods. (GMPA)

Roadway Improvements

Simplify the roadway network. Ensure that improvements minimize impacts on resource values and do not encourage through-traffic. (GMPA)

~ Questions to Consider ~

(Send us your ideas - see the response sheet at the end of this booklet)

1. How can traffic be managed at the Presidio?
2. How might parking needs be accommodated (e.g. surface, underground, structure)?
3. What parking management strategies could be considered to discourage auto use?
4. What are other issues or concerns about transportation at the Presidio?

Sustainability

~ Finance and Management ~

Trust Vision

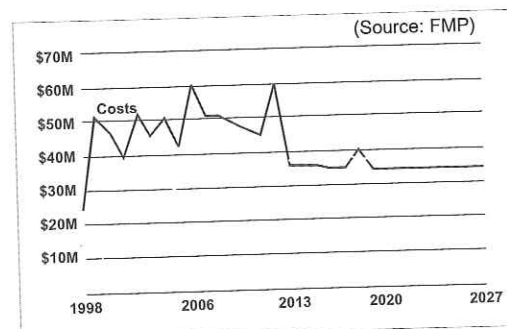
Sustain the Presidio indefinitely as a great national park in an urban area. Manage the Presidio to ensure financial resources sufficient to achieve the Trust mission and program goals in perpetuity.

What the GMPA Says

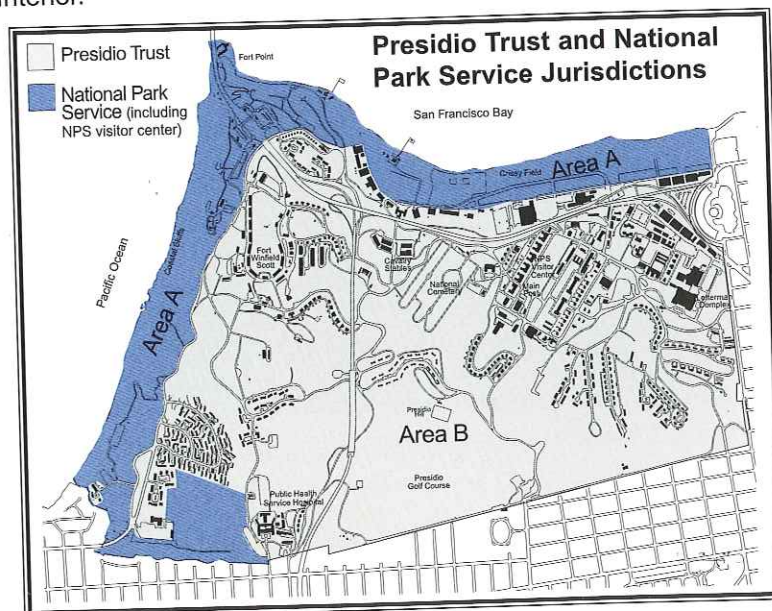
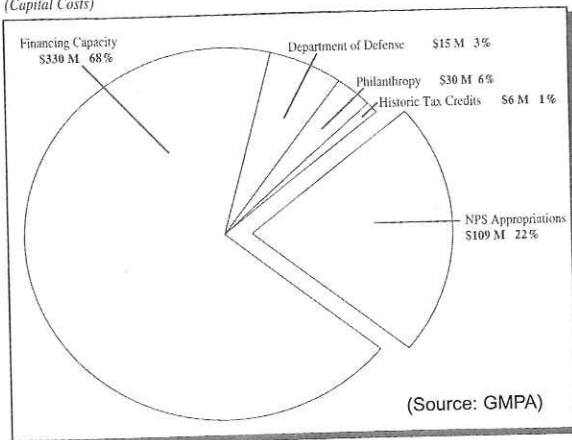
- NPS and a newly created partnership institution would manage the Presidio.
- The partnership institution would be part of the Department of the Interior.
- The National Park Service would retain primary administrative and management responsibility for the Presidio.
- The Presidio's rehabilitation and long-term operations would be financed through a combination of public and private financial sources with significant reliance on philanthropy.
- Between \$13 and \$25 million would be appropriated by Congress annually for the Presidio.
- \$490 million would be needed for long-term implementation of the GMPA.
- Anchor tenants (6th U.S. Army and UCSF) would provide significant revenue and capital funding.

Changed Circumstances and New Opportunities

- Establishment of Presidio Trust and Areas A/B.
- Presidio Trust required to achieve financial self-sufficiency, without government funds, by 2013. Congress projected \$741 million for development and \$40 million/year for operations.
- Trust given administrative and management responsibility over interior portions (80%) of the Presidio. NPS retains authority over coastal portions (20%).
- Trust created as entity apart from Department of the Interior.
- Trust has new set of tools and constraints for finance, management, and revenue generation.



PRESIDIO REPAIR AND REHABILITATION COSTS
(Capital Costs)



Sustainability

~ Finance and Management ~

Proposed Planning Principles

Financial Sustainability

Ensure a sustainable future by generating sufficient revenues to achieve financial self-sufficiency at year 2013 and beyond. Revenues should support visitor programming, rehabilitation, and long-term maintenance of buildings, landscape, and open space, and the development of a program endowment and adequate reserves. (New)



Leasing

In managing and leasing non-residential properties, consider the extent to which tenants contribute to the implementation of plan objectives; enhance the financial viability of the Presidio; and facilitate the cost-effective preservation of historic buildings through reuse of such buildings. (New)

Tenant Selection

Ensure reasonable competition for leasing opportunities. Foster a diversity of non-residential tenants. Offer a variety of leasing opportunities at a range of rental rates. (New & GMPA)

~ Questions to Consider ~

(Send us your ideas - see the response sheet at the end of this booklet)

1. What factors should the Trust consider in defining financial self-sufficiency?
2. What is an appropriate tenant mix to achieve the Trust mission and meet financial sustainability goals?
3. What criteria should be used for park partner selection? Are some criteria more important than others?
4. What performance standards, guidelines, policies should the Trust consider adopting for the management of the Presidio?

Next Steps

Comments concerning the plan update and scope of the environmental review must be received by November 15, 2000. But the sooner we hear from you the better! Please join us at the next two scoping workshops:

Financial Planning Concepts

September 13, 2000

6-9 p.m.

The Golden Gate Club, Presidio

Presentation of Conceptual Alternatives

October 11, 2000

6-9 p.m.

The Golden Gate Club, Presidio

Response Form

The Trust would like your input on materials in this workbook and any comments, questions or concerns to be considered in the plan or EIS. Please feel free to respond here and add separate sheets of paper if needed.

Please send to:

PTIP

*c/o John Pelka, Nepa Coordinator
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34 Graham Street
P.O. Box 29052
San Francisco, CA 94129-0052*

Fax: 415-561-5315

e-mail: PTIP@presidiotrust.gov

Fold Line

Fold Line

Name

Street Address

City, State

Zip Code

Place
Stamp
Here



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